

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				
CAPE MANAGEMENT INC						Description	Code	Appraised	Assessed	801 FY2024 BARNSTABLE, MA
684 MAIN STREET						COMMERC.	3250	378,900	378,900	
HYANNIS MA 02601						COM LAND	3250	172,100	172,100	
SUPPLEMENTAL DATA										
Alt Prcl ID Split Zonin BID Parcel YES ResExpt Q #DL 1 #DL 2 GIS ID F_986043_2699222				Plan Ref. 208/57 Land Ct# #SR Life Estate PP STATU Assoc Pid#		Total 551,000 551,000				

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
CAPE MANAGEMENT INC		31569 0148	10-01-2018	Q	I	500,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
JAXTIMER, ERNEST J TR		18242 0287	02-23-2004	Q	I	510,000	00	2023	3250	378,900	2022	3250	378,900	2021	3250	382,100
VILLANI, M DONALD & LINDA M		4812 0279	11-15-1985	U	I	153,336	1A		3250	172,100		3250	172,100		3250	172,100
VILLANI, MICHAEL J & DOROTHY R		1355 1074	01-11-1967	U		0		Total		551,000	Total		551,000	Total		556,000

EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount	Comm Int										
Total			0.00															

ASSESSING NEIGHBORHOOD						APPRAISED VALUE SUMMARY			
Nbhd	Nbhd Name	B	Tracing	Batch					
CI11				HYAN					

NOTES										VISIT / CHANGE HISTORY						
TBS TAX SVC										Date	Id	Type	Is	Cd	Purpost/Result	
										04-29-2020	GM	04		FR	Field Review	
										10-09-2018	SR	02		03	Cycl Insp Comp	
										12-22-2014	JR	03		03	Cycl Insp Comp	
										Total Appraised Parcel Value						551,000

BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY						
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpost/Result	
201508777	01-06-2016	SG	Sign	0	05-24-2016	100	06-30-2016	LANGER BROADCASTING G		04-29-2020	GM	04		FR	Field Review	
B36050	07-01-1993	AD	Addition	15,000	01-15-1994	100	12-31-1994	HY ADDIT'		10-09-2018	SR	02		03	Cycl Insp Comp	
										12-22-2014	JR	03		03	Cycl Insp Comp	

LAND LINE VALUATION SECTION																	
B	Use Code	Description	Zone	LA	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes	Location Adjustme	Adj Unit Pric	Land Value	
1	3250	OFFC/RETAIL M	DMS	4		0.090	AC	330,000.00	5.26695	C	1.00	CI11	1.100		0	1,911,921	172,100
Total Card Land Units						0.09	AC	Parcel Total Land Area: 0.09					Total Land Value		172,100		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	88	Office/Retail			
Model	94	Commercial			
Grade	C	Average			
Stories	2				
Occupancy	2.00				
Exterior Wall 1	15	Concr/Cinder			
Exterior Wall 2	19	Brick Veneer			
Roof Structure	01	Flat			
Roof Cover	02	Rolled Compos			
Interior Wall 1	05	Drywall			
Interior Wall 2					
Interior Floor 1	14	Carpet	RCN		496,188
Interior Floor 2	11	Ceram Clay Til			
Heating Fuel	03	Gas			
Heating Type	04	Hot Air	Year Built		1976
AC Type	03	Central	Effective Year Built		1988
Size Adj Tbl	3250	OFFC/RETAIL M94	Depreciation Code		A
Total Rooms			Remodel Rating		
Bedrooms	00		Year Remodeled		
Full Bathrooms	0		Depreciation %		24
Bath Split	02	0 Full-2 Half	Functional Obsol		0
Rms/Partitions	02	AVERAGE	External Obsol		0
Heat/AC	01	HEAT/AC PKGS	Trend Factor		1
Frame Type	03	MASONRY	Condition		
Baths/Plumbing	02	AVERAGE	Condition %		
Ceiling/Wall	08	TYPICAL	Percent Good		76
Common Wall	00	0%	RCNLD		377,100
Wall Height	10.00		Dep % Ovr		
1st Floor Use:	3221		Dep Ovr Comment		
Sewer Occupan			Misc Imp Ovr		
			Misc Imp Ovr Comment		
			Cost to Cure Ovr		
			Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
PAV1	PAVING-ASPH	L	600	3.00	1999		60		0.00	1,100
SGN2	DOUBLE SIDE	L	25	39.53	2000		62		0.00	600
SGNP	SIGN POST 6"	L	14	10.66	2000		62		0.00	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BAS	First Floor	2,100	2,100	2,100	121.17	254,455	
FUS	Upper Story	2,100	2,100	1,995	115.11	241,733	
Ttl Gross Liv / Lease Area		4,200	4,200	4,095		496,188	

